

**TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017 PAY 2018**

State Form 56059 (R / 6-17)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Washington
Jurisdiction Washington County
Allocation Code T88211
Allocation Area Name Speedway Airport

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	11,800,657	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	1,025,120	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$12,825,777
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	12,798,454	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	56,035	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	61,900	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area		
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	0	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		\$12,804,319
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.99833
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$11,780,950
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$1,017,504
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		1.9489
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$19,830
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		1.9489
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.99833

I, Randall Bills, Auditor, of Washington County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-12-2017

County Auditor (Signature)

Randall Bills

County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION**

Allocation Area Name

SPEEDWAY AIRPORT

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Date (month, day, year)

7-12-17



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017 PAY 2018

State Form 56039 (R / 6-17)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Washington
Jurisdiction Washington County
Allocation Code T88213
Allocation Area Name Industrial Park

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	1,443,331	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	4,822,726	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$6,266,057
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	6,447,897	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	241,000	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status		
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	78,970	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	0	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		\$6,127,927
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.97796
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$1,411,520
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$5,036,377
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		1.9489
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$98,154
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		1.9489
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.97796

I, Randall Bills Auditor, of Washington County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-12-2017

County Auditor (Signature)

Randall Bills

Randall Bills

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

INDUSTRIAL PARK

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Courtney A. Schaafsma

Date (month, day, year)

7-12-17



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TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET
2017 PAY 2018
State Form 56059 (R / 6-17)
PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Washington
Jurisdiction City of Salem
Allocation Code T88221
Allocation Area Name Salem Allocation Area #1

Form Prepared By:
Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	9,144,487	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	6,697,135	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$15,841,622
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	17,086,264	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	1,310,500	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	16,700	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	588,560	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area		
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		\$15,203,904
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10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.95974
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$8,776,330
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$8,309,934
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		3.6650
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$304,559
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		3.6650
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.95974

Randall Bills Auditor, of Washington County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-12-2017

County Auditor (Signature)

Randall Bills

Randall Bills

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

Salem Allocation Area #1

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Courtney Schaafsma

Date (month, day, year)

7-12-17



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017
PAY 2018

State Form 56059 (R / 6-17)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Washington
Jurisdiction City of Salem
Allocation Code T88006
Allocation Area Name Salem Allocation Area #2

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	10,053,131	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	105,073	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$10,158,204
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	10,274,155	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	220,710	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area		
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Li)		\$10,053,445
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.98969
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$9,949,483
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$324,672
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		3.6650
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$11,899
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		3.6650
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.98969

Randall Bills Auditor, of Washington County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-12-2017

County Auditor (Signature)

Randall Bills

Randall Bills

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

Salem Allocation Area #2

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Anthony Schaafsma

Date (month, day, year)

7-12-17



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET
2017 PAY 2018

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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Washington
Jurisdiction City of Salem
Allocation Code T88004
Allocation Area Name Walmart Allocation Area #1

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	<u>40,026</u>	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	<u>1,740,774</u>	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$1,780,800</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	<u>11,088,000</u>	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>9,307,200</u>	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status		
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area		
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (L		<u>\$1,780,800</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>1.00000</u>
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$40,026</u>
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$11,047,974</u>
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>3.6650</u>
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$404,908</u>
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		<u>3.6650</u>
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>1.00000</u>

Randall Bills Auditor, of Washington County, certify to the best of knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

County Auditor (Signature)

Randall Bills

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

Walmart Allocation Area #1

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Date (month, day, year)